

Warranty Deed Page 1 of 2
Gary Christensen Washington County Recorder
12/23/2025 02:02:13 PM Fee \$40.00 By EAGLE
GATE TITLE INSURANCE AGENCY, INC.

Recording requested by:
Eagle Gate Title Insurance Agency, Inc.

Mail Tax Notice To:
Susan Poulin and Patrick Arthur Poulin
876 South 2200 East
Salt Lake City, UT 84108

File Number: STG-107247-LH
Parcel ID: I-TAV-11-ABI-183

Warranty Deed

**SHARMAINE BARONE, TRUSTEE OF THE SHARMAINE BARONE 201
TRUST DATED JUNE 17, 2014,**

Grantor, hereby CONVEY(S) IN WARRANTY to

**Susan Poulin and Patrick Arthur Poulin, Wife and Husband as Joint
Tenants,**

Grantees, for the sum of TEN AND NO/DOLLARS and other good and valuable consideration, the following tract of land in Washington County, State of Utah, to-wit

**ALL OF LOT 183, TAVIAWK SUBDIVISION PHASE XI-A AND PHASE
XI-B AND PHASE XI-I, ACCORDING TO THE OFFICIAL PLAT
THEREOF, ON FILE IN THE OFFICE OF THE WASHINGTON
COUNTY RECORDER, STATE OF UTAH.**

APN(s): I-TAV-11-ABI-183

Subject to easements, restrictions and rights of way appearing of record and enforceable in law and subject to 2025 taxes and thereafter.

WITNESS, the hand of said grantor, this 20th day of December, 2025

The Sharmaine Barone 201 Trust dated June 17, 2014

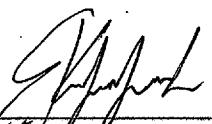
By: Sharmaine Barone

Sharmaine Barone, Trustee

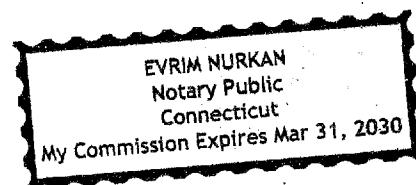
STATE OF CONNECTICUT
COUNTY OF FAIRFIELD ss. WILTON (Town/City)

On this the 20th day of December, 2025, before me,
EVRIM NURKAN, the undersigned officer, personally appeared
Sharmaine Barone, Trustee of The Sharmaine Barone 201 Trust dated June 17,
2014, known to me (or satisfactorily proven) to be the person whose name is
subscribed to the within instrument and acknowledged that he executed the
same for the purposes therein contained.

In witness whereof I hereunto set my hand.



Signature of Notary Public



Date Commission Expires: 3/31/2030